



**SLOSS**  
REAL ESTATE

FOR LEASE

# MARTIN BISCUIT BUILDING

2901 2ND AVE S, SUITE 220, BIRMINGHAM, AL 35233



**Lochrane Chase**

Director of Leasing and Business Development

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# AVAILABLE SPACE

## FOR LEASE: MARTIN BISCUIT BUILDING

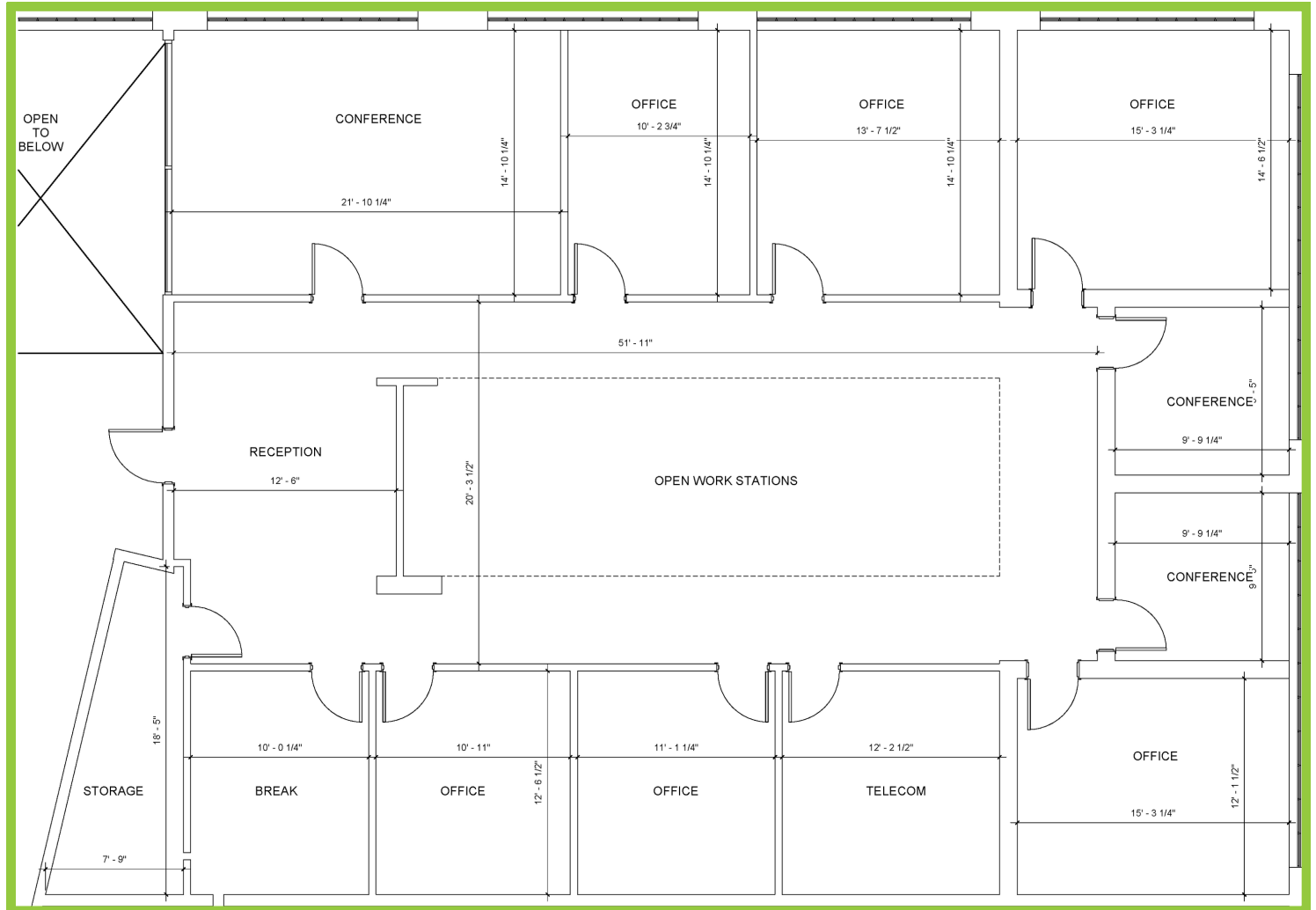
2901 2ND AVENUE SOUTH, SUITE 220, BIRMINGHAM, AL 35233

### SUMMARY

Lease Rate: \$27/SF Gross

Building Size: 52,127 SF

Available SF: 3,721 RSF



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## OFFICE FEATURES

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Sign

Historic Building Entry, Directory Placement



Industrial/modern office aesthetics –  
exposed ceilings, great natural light and  
high ceilings



Formal reception desk and atrium for  
welcoming clients.



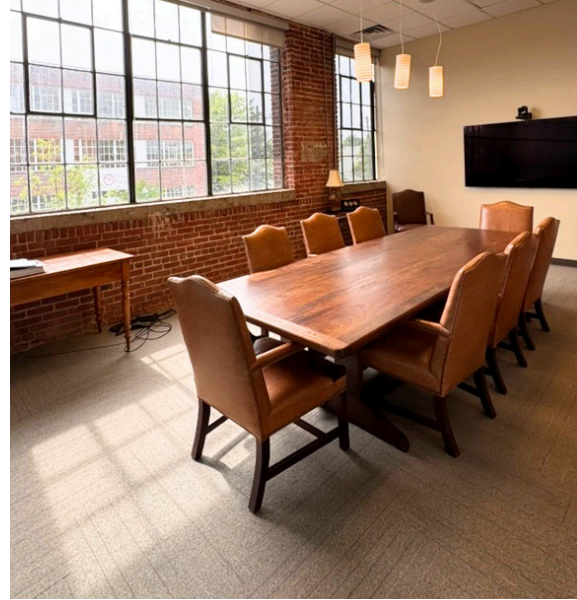
1 large conference room, 2 small  
conference rooms, 6 offices, large central  
open workstation area



Access via staircase from the main Martin  
Biscuit lobby or elevator



Located above Red Cat Coffee House and  
surrounded by a vibrant mix of  
neighboring favorites, including Bettola,  
Hot and Hot Fish Club, The Mustard Club,  
and Jeni's Splendid Ice Creams—placing  
you at the center of Pepper Place's most  
active and sought-after corridor.





# NEIGHBORHOOD AERIAL

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